

Mark Persico

From: Gabrielle Weeks [gabrielle@workwithweeks.com]
Sent: Tuesday, July 05, 2011 10:13 PM
To: Mark Persico
Cc: Coby Skye
Subject: EIR comments from Sierra Club Long Beach Area Group on the Dept. of Water and Power Plan

To: Mark Persico, AICP, Director of Development Services

RE: Department of Water and Power Specific Site Plan

Southwest corner of 1st street and Marina Drive, Seal Beach CA

We, the Sierra Club Long Beach Area Group, are deeply concerned that your current development plan leaves much less open space than the 1982 settlement. The plan would allow the development of very dense and resource-intensive development in what is currently an open lot. Less open space translates into less recreational opportunities, and will impact wildlife. Many birds make use of the currently undeveloped land.

If you allow developers to place houses on this land, this will impact not just land based wildlife, but also increase run-off from homes and cars, and noise and light pollution will affect wildlife along the river.

Our Sierra Club members in your city tell us that the developer proposing the homes has threatened to shut down the access to the parking lot and to close off the bicycle path. These have been accessible to the public for generations. If the City Council ceded this easement it would decrease recreational opportunities. The City cannot be allowed to turn over to private hands what has belonged by right to the public.

We reviewed the California Coastal Commission Coastal Development Permit, and see that it supports a minimum of 30% open space, with a preference given to 100% open space due to the location next to the San Gabriel River and the Ocean.

Our Sierra Club members in your city say that decades ago when the City of LA's facility was demolished, there were concerns about asbestos and other hazardous materials. We ask for the records of what hazardous substances were found at that time, and if or how remediations were done.

We also ask that before any development is done on that site, a new "level 2" (representative soil sample) environmental site assessment be completed to assure the public that this site is truly safe.

Sincerely,
Gabrielle Weeks
Chair, Sierra Club Long Beach Area Group of the Angeles Chapter